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**From:** Turnross, Julie <JLTURNROSS@mactec.com>  
**Sent:** Tuesday, February 26, 2008 9:09 AM  
**To:** Sheila.Roebuck@Lennar.com; Gilkey, Douglas E CIV OASN (I&E) BRAC PMO West; Kito, Melanie R CIV NAVFAC SW; Amy Brownell; Dorinda Shipman  
**Cc:** Forman, Keith S CIV OASN (I&E) BRAC PMO West; shedevilhead; Hall, Steve -- EMI; Callaway, Rex CIV NAVFAC SW; Larson, Elizabeth A CIV OASN (I&E) BRAC PMO West; nicole.franklin@sfgov.org; tiffany.bohee@sfgov.org  
**Subject:** RE: 49er/City meeting on Feb 28th  
**Attachments:** Agenda, ET Transition Points Meeting, 022808.doc; Parcel 49 Transition, 022608.doc; Parcel B Transition, 022608.doc

Attached is the agenda for the Feb 28th meeting. The supporting documents apply to Part 1 of the meeting.

If you have any questions, or would like to make any changes or additions, please contact Sheila or myself.

Julie Turnross  
MACTEC Engineering & Consulting  
707-824-1228  
707-696-8783 cell

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**From:** Sheila.Roebuck@Lennar.com [mailto:Sheila.Roebuck@Lennar.com]  
**Sent:** Mon 2/25/2008 4:38 PM  
**To:** Gilkey, Douglas E CIV OASN (I&E) BRAC PMO West; Kito, Melanie R CIV NAVFAC SW; Amy Brownell; Dorinda Shipman  
**Cc:** Keith Forman; shedevilhead; Hall, Steve -- EMI; Callaway, Rex CIV NAVFAC SW; Elizabeth Larson; Turnross, Julie  
**Subject:** Re: 49er/City meeting on Feb 28th

Doug-

We had discussed having attorneys present, but only for the second half, not for the first half when technical transition points will be discussed. Is this still the Navy's preference?

Also, just so I am clear - I understand that it is your preference that the regulators take part in the entire meeting. Will the regulators' attorneys need to be present for the second half, if the Navy, the City, and Lennar attorneys are participating?

Thanks,

Sheila

Sheila Roebuck

415-640-5921 (cell)

707-557-8223 (office)

----- Original Message -----

From: "Gilkey, Douglas E CIV OASN (I&E) BRAC PMO West" [douglas.gilkey@navy.mil]

Sent: 02/25/2008 02:04 PM PST

To: Sheila Roebuck; "Kito, Melanie R CIV NAVFAC SW" <melanie.kito@navy.mil>; "Amy Brownell" <amy.brownell@sfdph.org>; "Dorinda Shipman" <dcshipman@treadwellrollo.com>

Cc: "Forman, Keith S CIV OASN (I&E) BRAC PMO West" <keith.s.forman@navy.mil>; (b) (6); "Hall, Steve -- EMI" <steve.hall@ttemi.com>; "Callaway, Rex CIV NAVFAC SW"

<rex.callaway@navy.mil>; "Larson, Elizabeth A CIV OASN (I&E) BRAC PMO West" <elizabeth.larson@navy.mil>; "Julie Turnross" <JLTURNROSS@mactec.com>

Subject: RE: 49er/City meeting on Feb 28th

Sheila:

I think it would be worthwhile for the agencies to attend for buy-in to the timelines. The earlier we can work through any issues they have with the timeline as well as early transfer scope and leasing plans the better off we will be to meet the schedules.

R/

Doug

Douglas Gilkey, AICP  
Base Closure Manager  
Hunters Point - Treasure Island - Barbers Point  
BRAC PMO West, 1455 Frazee Road, Suite 900  
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-----Original Message-----

From: Sheila.Roebuck@Lennar.com [<mailto:Sheila.Roebuck@Lennar.com>]

Sent: Monday, February 25, 2008 12:21

To: Kito, Melanie R CIV NAVFAC SW; Amy Brownell; Dorinda Shipman

Cc: Forman, Keith S CIV OASN (I&E) BRAC PMO West; Gilkey, Douglas E CIV OASN (I&E) BRAC PMO West; (b) (6); Hall, Steve -- EMI; Callaway, Rex CIV NAVFAC SW; Larson, Elizabeth A CIV OASN (I&E) BRAC PMO West; Julie Turnross

Subject: Re: 49er/City meeting on Feb 28th

Melanie-

We don't have the agenda yet - it will probably come to you late, late today for Navy review/comment/revision.

I am assuming that the regulatory agencies will not be involved in this first discussion of early transfer technical transition points, and real estate access instruments. Did the Navy feel they want to have regulators there? If so, for which portion(s)?

Thanks,  
Sheila  
Sheila Roebuck  
415-640-5921 (cell)  
707-557-8223 (office)

----- Original Message -----

From: "Kito, Melanie R CIV NAVFAC SW" [melanie.kito@navy mil]

Sent: 02/25/2008 12:08 PM PST

To: "Amy Brownell" <Amy.Brownell@sfdph.org>;

<dshipman@treadwellrollo.com>; Sheila Roebuck

Cc: "Forman, Keith S CIV OASN (I&E) BRAC PMO West"

<keith.s.forman@navy.mil>; "Gilkey, Douglas E CIV OASN (I&E) BRAC PMO West" <douglas.gilkey@navy mil>; (b) (6)

"Hall, Steve

-- EMI" <steve.hall@ttemi.com>; "Callaway, Rex CIV NAVFAC SW"

<rex.callaway@navy.mil>; "Larson, Elizabeth A CIV OASN (I&E) BRAC PMO

West" <elizabeth.larson@navy.mil>

Subject: 49er/City meeting on Feb 28th

Dorinda and Sheila,

Do you guys have an agenda yet? Please send it to me as soon as you can so we can look at it and send out a meeting request. I am assuming that the regulatory agencies will also be invited. Also, Doug will be attending by conference call so a call in will be necessary. Please also send the agenda to Steve Hall, Beth Larson and my yahoo account since I will be at a conference and may not be able to get into my Navy account.

Thanks,

Melanie

Meeting to Discuss Early Transfer Transition and Access Issues  
TetraTech Offices, 135 Main Street, San Francisco  
February 28, 2008  
1:00PM -3:00PM

Agenda

Part 1- Technical Transition Points  
1:00PM-2:00PM

**Parcel 49**

1. Tasks on the Navy's Schedule Between ETCA Execution and Early Transfer
2. Tasks not on the Navy's Early Transfer Schedule, but required to Complete remediation, CERCLA process.

**Parcel B**

1. Tasks on the Navy's Schedule Between ETCA Execution and Early Transfer
2. Tasks not on the Navy's Early Transfer Schedule, but required to Complete remediation, CERCLA process

Part 2 – Real Estate - Potential Property Access Agreements  
2:00PM-3:00PM

**Potential Access Agreements Related to Various Activities, Requirements, Timing**

1. Surveying
2. Asbestos, lead based paint abatement related to existing buildings
3. Geotechnical work
4. Demolition of buildings (above grade, with or without foundation removals)
5. Grading and site preparation (with or without infrastructure installation)
6. Installation of infrastructure (potentially in coordination with Navy remediation activities)

Parcel B  
Potential Transition Point Tasks  
Key Dates

6/9/08	Proposed Plan Completion
11/18/08	ROD Completion
1/5/10	TPH Program completion
6/2/09	ETCA execution
6/4/09	Completion of LUC
7/7/09	FOSET finalization
7/27/09	Legal Description
1/28/10	Final Transfer

Parcel B  
Potential Transition Point Tasks

**Remedial Activities**

Soil gas survey  
Stockpile removal  
Soil excavation  
Groundwater treatment activities/implementation

**Reporting**

Remedial Design  
Remedial activities work plans (soil, soil gas, etc.)  
LUC Remedial Design  
Remedial action Closeout Reports  
Five-Year Reviews  
Legal Description

**Long-term Monitoring**

Remedy/LUC O&M  
Monitoring well removals  
Long term monitoring associated with remedy  
Long-term monitoring – site-wide

Parcel 49  
Potential Transition Point Tasks  
Key Dates

1/30/09	ROD with Responsiveness Summary (Proposed Plan with Parcel D)
4/13/09	Draft Treatability Study Cost and Performance Evaluation
6/2/09	ETCA execution
6/4/09	Completion of LUC
6/24/09	Completion of Treatability Study Cost and Performance Evaluation
7/7/09	FOSET finalization
7/27/09	Legal Description
11/24/09	Final Transfer

Parcel 49  
Potential Transition Point Tasks

**Remedial Activities**

Soil gas survey  
Stockpile removal  
Soil excavation  
Groundwater treatment activities

**Reporting**

Remedial activities work plans  
LUC Remedial Design  
Remedial action Closeout Reports  
Five-Year Reviews  
Legal Description

**Long-term Monitoring**

Remedy/LUC O&M  
Monitoring well removals  
Long term monitoring associated with remedy  
Long-term monitoring – site-wide